



## A facsimile from

**Farrington & Associates**

469-916-4415

**To: Brian Potashnik**

Fax number: 214-522-4082

**Date:** 12/2/2004

**Regarding:** Invoice

**Comments:** ATTENTION ACCOUNTING DEPARTMENT

*Attn: Jammy*

GOVERNMENT  
EXHIBIT

108

3:07-CR-0289-M

# INVOICE

Client: Southwest Housing

Contact: Brian Potasnick

**Farrington and Associates**

1801 N. Hampton Ste. 230 Desoto, TX 75115 (o) 469.916.4415

email: sfarringtonassoc@yahoo.com

December 1, 2004

Job Number

2004-002

Client Name

Southwest Housing

## Description of Services For month of December

- Interface with City officials, local and civic leaders and community stakeholders and produce a synergy regarding the creation and implementation of strategic comprehensive land use master plan
- Attend all necessary City Council meetings, Planning and Zoning meetings and related meetings to achieve a plan that can be executed
- Arrange local, state and communities meetings for stakeholders by-in
- Coordinate, facilitate and mediate community, local and state meetings and tours as required
- Provide bi-monthly reports to client regarding the status of the plan
- Provide 25 hours per week exclusively to the creation and implementation of plan
- Provide public awareness of the plan through public and private mediums (radio, internet, print, etc.) as deemed necessary by both parties
- Provide partnership development including solicitation of potential partnership with non-profit CDC and CHDO organizations and other related entities
- Special event management, project presentation and strategic plan production

### Retainer fee:

The Consultant will require a monthly retainer fee of \$14,583.00 per month commencing on November 1, 2004 paid by Client on the last Wednesday of each month unless otherwise agreed upon by both parties.

**Check is made payable to Farrington and Associates**


HP LaserJet 3100  
Printer/Fax/Copier/Scanner

SEND ERROR REPORT for

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+  
Dec-2-04 1:59PM

Job	Start Time	Usage	Phone Number or ID	Type	Pages	Mode	Status
661	12/ 2 1:58PM	0'00"	2149874082.....	Send.....	0/ 2	.....	No Answer..... 931

Total 0'00" Pages Sent: 0 Pages Printed: 0

	<b>A facsimile from</b> <b>Farrington &amp; Associates</b> 469-916-4415
To: Brian Potashnik Fax number: 214-522-4082	
Date: 12/2/2004	
Regarding: Invoice	
Comments: ATTENTION ACCOUNTING DEPARTMENT	

Attn: Jimmy

Main #: SW. Housing  
214-891-1402

## FAX COVER SHEET

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**TO:**

Brian Potashnik

**FROM:**

Shula Farrington

**PAGE(S):**

4

**RE:**

These are the status reports  
that I mentioned per our last  
phone conversation.

Happy Holidays

## ***Status Report***

as of  
December 08, 2004

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Listed below are action items on the Summer Breeze Apartments project designated during the 11-29-04 meeting with D'Angelo Lee:

- Obtain history of code violations for past (2) yr. period
  - Obtain history of all criminal activity for past (2) yr. period
  - Coordinate efforts with the City Attorney's office to enforce the code violations on the Summer Breeze Apts.
  - Research Owner information on Summer Breeze Apts.
  - Obtain Title Search on the Summer Breeze Apts.
- 

Listed below are details on the course of action that's been taken towards all action items listed above and in the same order as listed above:

- I have received the history of code violations for the past two years. I am currently working directly with the actual inspectors assigned to this particular property. They have agreed to conduct an updated inspection on this property. They are working quite cooperatively with me on this matter. The results of this inspection should be produced by 12/13.
- The police department is currently generating the requested information and will be able to produce a report by 12/13/04.
- Upon receiving the final reports from both the City's code enforcement department and the police department, and an evaluation of all information produced has been made which should take atleast one day, then contact with the City's Attorney's office will be made.
- The current owner seems to be a Mr. Tracy Ishino. I'm not certain at this time of the correct spelling of his name, however I will have a great deal more information upon the receipt of the title search.

- Due to the fact that Title Companies no longer just run title searches for anyone without running an actual Title Policy, I have called in a favor and currently have someone proficient in this area of expertise conduct a title search for me on this property and I'm expecting to have the results on 12-15-04.

On 12-16-04, I will produce another updated report regarding all action items listed above. If you have any further questions, please do not hesitate to contact me immediately.

Report Produced By: Sheila Farrington  
Farrington & Associates

## **Status Report**

as of

December 29, 2004

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Listed below are action items carried over from the last (12-08-04) status report:

- I have received the results of the last property inspection and it seems that with all of the code violations that currently exist, the property is now in a lawsuit (Chapter 54). The actual attorney from the City Attorney's office is still out for the holidays.
- The individual that's conducting the title search is still out for the holidays. I will make contact next week.
- I have received the police report on the Summer Breeze Apartments and in 2004 alone there are reports of the following criminal activity: Aggravated Assault, Burglary of Vehicles, Theft, & Criminal Mischief

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Next week, I plan to move forward on all items listed above in order that we can strategically plan our next move towards accomplishing the over all goal.

Reported By: Sheila Farrington  
Farrington & Associates



# **Progress Report**

as of  
January 24, 2005

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The information listed below outlines the progress made by Farrington and Associates for the first (90) days of service:

- We have successfully interfaced with necessary City officials regarding planning and zoning matters related to our assignment.
- We have successfully attended any City Council meetings related to our overall assignment.
- We have successfully met with the proper law enforcement officials and compiled all information that relates to the criminal history regarding our assignment.
- We have gathered information that relates to the title status regarding our assignment.

Overall, we have produced the foundation legwork in a timely manner. We are looking forward to advancing to the next level of this assignment.

Reported By: Ms. Sheila Farrington  
Farrington and Associates



# Progress Report

as of  
January 24, 2005

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- We have successfully interfaced with necessary City officials regarding planning and zoning matters related to our assignment.
- We have successfully attended any City Council meetings related to our overall assignment.
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Reported By: Ms. Sheila Farrington  
Farrington and Associates

## FAX TRANSMISSION

TO: Southwest Housing / Tammy  
FAX #: 214-522-4082 214-987-4032

FROM: Farrington & Associates  
FAX #: 409-916-4419

RE: Please feel free to contact me if  
you have any questions.  
Thank You

No. of Pages: 3

Date: 01-26-05

# **Progress Report**

as of  
January 24, 2005

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The information listed below outlines the progress made by Farrington and Associates for the first (90) days of service:

- We have successfully interfaced with necessary City officials regarding planning and zoning matters related to our assignment.
- We have successfully attended any City Council meetings related to our overall assignment.
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Overall, we have produced the foundation legwork in a timely manner. We are looking forward to advancing to the next level of this assignment.

Reported By: Ms. Sheila Farrington  
Farrington and Associates

# INVOICE

Client: Southwest Housing

Contact: Brian Potasnick

**Farrington and Associates**

1801 N. Hampton Ste. 230 Desoto, TX 75115 (o) 469.916.4415  
email: sfarringtonassoc@yahoo.com

February 1, 2004

Job Number

2004-004

Client Name

Southwest Housing

## Description of Services For month of February

- Interface with City officials, local and civic leaders and community stakeholders and produce a synergy regarding the creation and implementation of strategic comprehensive land use master plan
- Attend all necessary City Council meetings, Planning and Zoning meetings and related meetings to achieve a plan that can be executed
- Arrange local, state and communities meetings for stakeholders by-in
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HP LaserJet 3100  
Printer/Fax/Copier/Scanner

SEND CONFIRMATION REPORT for  
City of Dallas  
214 670 1818  
Jan-26-05 3:04PM

Job	Start Time	Usage	Phone Number or ID	Type	Pages	Mode	Status
138	1/26 3:03PM	1'09"	92145224082.....	Send.....	3/ 3	EC 96	Completed.....

Total 1'09" Pages Sent: 3 Pages Printed: 0

#### FAX TRANSMISSION

TO: Southwest Housing / Tammy  
FAX #: 214-522-4082

FROM: Farrington & Associates  
FAX #: 469-916-4419

RE: Please feel free to contact me if  
you have any questions.  
Thank You

No. of Pages: 3  
Date: 01-26-05

## FAX TRANSMISSION

TO:

Sammy Hollaway

FAX #:

214-987-4032

FROM:

Sheila Farrington

FAX #:

214-455-4716

RE:

March Invoice

No. of Pages:

2

Date:

02-23-05